184.0	0005	0006.0	1 of 1	Residential		Total Card / Total Parcel
Map	Block	Lot	CARD	ARLINGTON	APPRAISED:	726,600 / 726,600
					USE VALUE:	726,600 / 726,600
					ASSESSED:	726,600 / 726,600

PROPERTY LOCATION

No	Alt No	Direction/Street/City
137		DOW AVE, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	ANGAGAW NAOD/ETAL
Owner 2:	HAILU REBECCA
Owner 3:	
Street 1:	137 DOW AVE
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA Cntry: Own Occ: Y
Postal:	02476 Type:

PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry:
Postal:	

NARRATIVE DESCRIPTION

This parcel contains .151 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1954, having primarily Vinyl Exterior and 2373 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 0 HalfBath, 7 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	6578.000	293,900	600	432,100	726,600
Total Card	0.151	293,900	600	432,100	726,600
Total Parcel	0.151	293,900	600	432,100	726,600

Source: Market Adj Cost | Total Value per SQ unit /Card: 306.26 /Parcel: 306.26

Legal Description

Entered Lot Size
Total Land:
Land Unit Type:

User Acct

123752

GIS Ref

GIS Ref

Insp Date

07/31/18

!14305!

Patriot Properties Inc.

PREVIOUS ASSESSMENT

Parcel ID: 184.0-0005-0006.0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	293,900	600	6,578.	432,100	726,600		Year end	12/23/2021
2021	101	FV	283,500	600	6,578.	432,100	716,200		Year End Roll	12/10/2020
2020	101	FV	283,500	600	6,578.	432,100	716,200	716,200	Year End Roll	12/18/2019
2019	101	FV	228,200	600	6,578.	432,100	660,900	660,900	Year End Roll	1/3/2019
2018	101	FV	228,200	600	6,578.	364,200	593,000	593,000	Year End Roll	12/20/2017
2017	101	FV	228,200	600	6,578.	333,400	562,200	562,200	Year End Roll	1/3/2017
2016	101	FV	228,200	600	6,578.	284,000	512,800	512,800	Year End	1/4/2016
2015	101	FV	213,900	600	6,578.	246,900	461,400	461,400	Year End Roll	12/11/2014

PRINT

Date	Time
12/30/21	18:44:53

LAST REV

Date	Time
08/20/18	10:40:06
apro	

USER DEFINED

Prior Id # 1:	123752
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

SALES INFORMATION

TAX DISTRICT:

PAT ACCT.: 14305

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
DAO JULIA - ETA	27003-155		1/27/1997		214,000	No	No	Y	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
3/16/2016	281	Siding	17,394					Vinyl siding

ACTIVITY INFORMATION

Date	Result	By	Name
7/31/2018	MEAS&NOTICE	CC	Chris C
3/18/2009	Inspected	372	PATRIOT
11/25/2008	Measured	345	PATRIOT
12/29/1999	Meas/Inspect	263	PATRIOT
7/17/1993		TH	

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		6578		Sq. Ft.	Site		0	70.	0.94	7									432,137						432,100	

Total AC/HA:	0.15101	Total SF/SM:	6578	Parcel LUC:	101	One Family	Prime NB Desc	ARLINGTON	Total:	432,137	Spl Credit		Total:	432,100

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:	5 - Cape		
Sty Ht:	1T - 1 & 3/4 Sty		
(Liv) Units:	1	Total:	1
Foundation:	1 - Concrete		
Frame:	1 - Wood		
Prime Wall:	4 - Vinyl		
Sec Wall:			%
Roof Struct:	1 - Gable		
Roof Cover:	1 - Asphalt Shgl		
Color:	YELLOW		
View / Desir:			

GENERAL INFORMATION

Grade:	C - Average		
Year Blt:	1954	Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdict:		Fact:	.
Const Mod:			
Lump Sum Adj:			

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wal	1 - Drywall		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	3 - Hardwood		
Sec Floors:			%
Bsmnt Flr:	12 - Concrete		
Subfloor:			
Bsmnt Gar:			
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	1 - Oil		
Heat Type:	3 - Forced H/W		
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wal		% Sprinkled	

BATH FEATURES

Full Bath	1	Rating:	Average
A Bath:		Rating:	
3/4 Bath:	1	Rating:	Average
A 3QBth		Rating:	
1/2 Bath:		Rating:	
A HBth:		Rating:	
OthrFix:		Rating:	

OTHER FEATURES

Kits:	1	Rating:	Average
A Kits:		Rating:	
Frpl:	1	Rating:	Average
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	GD - Good	18.	%
Functional:			%
Economic:	L - Location	5.0	%
Special:			%
Override:			%
	Total:	22.67	%

CALC SUMMARY

Basic $ / SQ:	110.00
Size Adj.:	1.20865917
Const Adj.:	0.99989998
Adj $ / SQ:	132.939
Other Features:	77500
Grade Factor:	1.00
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	380094
Depreciation:	86167
Depreciated Total:	293926

COMMENTS

RESIDENTIAL GRID

1st Res Grid	Desc:	Line 1	# Units	1

Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												

Totals	RMs:	7	BRs:	3	Baths:	1	HB	

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

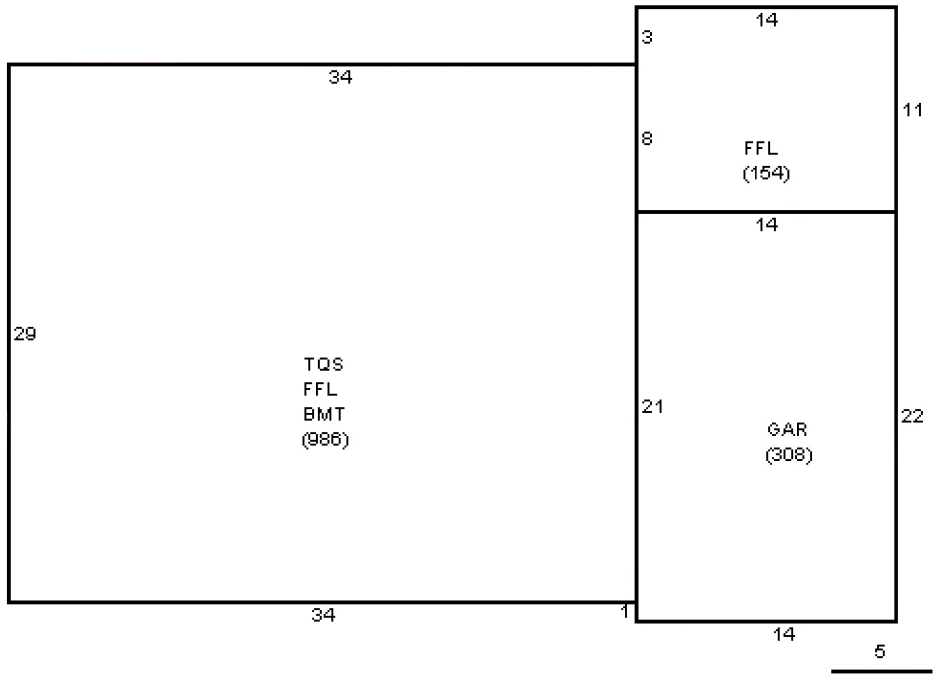
No Unit	RMS	BRS	FL
1	7	3	
Totals			
1	7	3	

COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ:		AvRate:	Ind.Val
Juris. Factor:		Before Depr:	132.94
Special Features:	0	Val/Su Net:	92.60
Final Total:	293900	Val/Su SzAd	156.37

SKETCH



SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
FFL	First Floor	1,140	132.940	151,551
BMT	Basement	986	46.260	45,615
TQS	3/4 Story	740	132.940	98,309
GAR	Garage	308	23.110	7,119

Net Sketched Area:	3,174		Total:		302,594
Size Ad	1879.5	Gross Area	3420	FinArea	2373

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
BMT	100	RRM	50	F	

IMAGE

AssessPro Patriot Properties, Inc

MOBILE HOME

Make:		Model:		Serial #		Year:		Color:	

SPEC FEATURES/YARD ITEMS

PARCEL ID

184.0-0005-0006.0

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
19	Patio	D	Y	1	200	A	AV	1980	4.13	T	31.2	101			600			600

More:	N	Total Yard Items:	600	Total Special Featues:		Total:	600